

# NEWINGTON TOWN PLAN AND ZONING COMMISSION

Wednesday, April 13, 2011  
Town Hall, Town Council Chambers  
131 Cedar Street, Newington, CT 06111  
7:00 p.m.

## A G E N D A

### I. ROLL CALL

### II. PUBLIC HEARINGS

### III. PUBLIC PARTICIPATION (relative to items not listed on the Agenda-each speaker limited to two minutes)

### IV. MINUTES

March 23, 2011 – Regular Meeting

### V. COMMUNICATIONS AND REPORTS

- A. 8-24 Referral Easement to State of Connecticut for slope and drainage at 690 Cedar Street, National Welding.
- B. 8-24 Referral Easement to CL&P for electrical service Mill Street Extension, New Samaritan Elderly Housing Project.

### VI. NEW BUSINESS

- A. Petition 08-11 - 3260 Berlin Turnpike, Plaza Azteca Restaurant applicant, 170 Slater Street Manchester, CT 06042 contact Linda Montoyo request for outside seasonal patio dining, PD Zone District.

### VII. OLD BUSINESS

- A. Petition 07-11 – 3311 Berlin Turnpike, Acorn-Thompson Company II owner, Lorence Signworks 55 Willow Brook Berlin, CT 06037 applicant, request for Special Exception, Section 6.2.4 for pylon sign, PD Zone District. Public hearing closed March 23, 2011. Sixty-five day decision period ends May 27, 2011.

B. Discussion of Possible Draft Zone Amendments Newington Town Plan and Zoning Commission, continued from March 23, 2011.

1. Section 9 Definitions: Sign, Mechanical and Digital
2. Section 6.2.1(E) Time and Temperature/Fuel Product Digital Signage

C. Public participation on the above Draft Zone Amendments.

D. Possible Zone Regulation Amendments for Discussion and Drafting

**VIII. PETITIONS FOR SCHEDULING** (TPZ April 27, 2011 and May 11, 2011)

A. Petition 09-11 – Toll Brothers, Inc. 53 Church Hill Road Newtown, CT 06460 applicant, Marcap LLC owner, request Zone Map Amendment from CD (Commercial Development District) to R-12 (Residential Use District) for a 28.5 acre parcel adjacent to East Cedar Street Assessor Map 11-335.00A. Public Hearing date to be determined by the Commission.

**IX. REMARKS BY COMMISSIONERS**

**X. STAFF REPORT**

A. Harvest Ridge Subdivision Shady Hill/Rockledge, Five (5) year extension request

**XI. PUBLIC PARTICIPATION**

(For items not listed on agenda)

**XII. CLOSING REMARKS BY CHAIRMAN**

**XIII. ADJOURNMENT**

Submitted,

Edmund J. Meehan, Town Planner